



Jeremiah W. (Jay) Nixon  
Governor  
State of Missouri

Kathleen (Katie) Steele Danner, Division Director  
DIVISION OF PROFESSIONAL REGISTRATION

Department of Insurance  
Financial Institutions  
and Professional Registration  
John M. Huff, Director

Missouri Real Estate Commission  
3605 Missouri Boulevard  
P.O. Box 1339  
Jefferson City, MO 65102-1335  
Telephone: 573-751-2628  
573-751-2777 FAX  
800-735-2966 TTY Relay Missouri  
800-735-2466 Voice Relay Missouri  
<http://www.pr.mo.gov/realestate.asp>  
realestate@pr.mo.gov

Joseph Denkler  
Executive Director

July 7, 2015

CERTIFIED MAIL  
RETURN RECEIPT REQUESTED  
No. 9414 7266 9904 2037 3886 75

SERGIO M SALAS  
15312 S BRADLEY DR  
OLATHE KS 66062

RE: Missouri Real Estate Commission vs. Sergio M. Salas (2006011462)

Dear Mr. Salas:

Please find enclosed a copy of the Complaint filed with the Administrative Hearing Commission, the Administrative Hearing Commission's Default Decision, and the Missouri Real Estate Commission's Findings of Fact, Conclusions of Law and Disciplinary Order in the above referenced case.

Sincerely,

A handwritten signature in cursive script, reading "Joseph Denkler".

Joseph Denkler  
Executive Director

JD/cmc

Enclosures

c: Craig Jacobs (inter-agency mail)  
Sergio M. Salas (regular mail – Olathe, KS)  
(certified mail #9414 7266 9904 2037 3886 82 and regular mail – Kansas City, KS)

**BEFORE THE MISSOURI REAL ESTATE COMMISSION**

MISSOURI REAL ESTATE COMMISSION	)	
	)	
Petitioner,	)	
	)	
v.	)	No. 14-1891RE
	)	
	)	
SERGIO M SALAS	)	
	)	
Respondent.	)	

**FINDINGS OF FACT, CONCLUSIONS OF LAW  
AND DISCIPLINARY ORDER**

On or about April 29, 2015, the Administrative Hearing Commission entered its Default Decision in the case of *Missouri Real Estate Commission v. Sergio M. Salas*, No. 14-1891RE. In that Default Decision, the Administrative Hearing Commission found that Respondent Sergio M. Salas's real estate broker license (license no. 2006011462) is subject to disciplinary action by the Missouri Real Estate Commission ("Commission") pursuant to § 339.100.2(15), (16), (19), and (23), RSMo.<sup>1</sup>

The Commission has received and reviewed the record of the proceedings before the Administrative Hearing Commission including the properly pled complaint and the Default Decision of the Administrative Hearing Commission. The record of the Administrative Hearing Commission is incorporated herein by reference in its entirety.

Pursuant to notice and §§ 621.110 and 339.100.3, RSMo, the Commission held a hearing on August 5, 2015, at the Division of Professional Registration, 3605 Missouri Boulevard, Jefferson City, Missouri, for the purpose of determining the appropriate disciplinary action against Respondent's license. All of the members of the Commission were present throughout

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<sup>1</sup> All statutory references are to the Revised Statutes of Missouri 2000, as amended, unless otherwise indicated.

the meeting. Stephen Kenny and Charles Davis participated through conference call. Further, each member of this Commission has read the Default Decision of the Administrative Hearing Commission. The Commission was represented by Assistant Attorney General Craig Jacobs. Respondent having received proper notice and opportunity to appear did not appear in person or through legal counsel. After being present and considering all of the evidence presented during the hearing, the Commission issues the following Findings of Facts, Conclusions of Law and Order.

Based upon the foregoing the Commission hereby states:

**I.**

**FINDINGS OF FACT**

1. The Commission is an agency of the state of Missouri created and established pursuant to § 339.120, RSMo, for the purpose of licensing all persons engaged in the practice as a real estate broker or salesperson in this state. The Commission has control and supervision of the licensed occupations and enforcement of the terms and provisions of §§ 339.010-339.205 and 339.710-339.855, RSMo.

2. The Commission hereby adopts and incorporates by reference the properly pled Complaint and the Default Decision of the Administrative Hearing Commission in *Missouri Real Estate Commission v. Sergio M. Salas*, Case No. 14-1891RE, issued April 29, 2015, in its entirety and takes official notice thereof.

3. The Commission set this matter for disciplinary hearing and served notice of the disciplinary hearing upon Respondent in a proper and timely fashion. Respondent failed to appear in person or through legal counsel at the hearing before the Commission

4. This Commission licensed Respondent Sergio M. Salas as a real estate broker, license number 2006011462. Respondent's broker license was not current at all times relevant to this proceeding. On June 30, 2014 Respondent's broker license expired due to failure to renew.

## II.

### CONCLUSIONS OF LAW

5. This Commission has jurisdiction over this proceeding pursuant to §§ 621.110 and 339.100, RSMo.

6. The Commission expressly adopts and incorporates by reference the properly pled complaint and Default Decision issued by the Administrative Hearing Commission dated April 29, 2015, in *Missouri Real Estate Commission v. Sergio M. Salas*, Case No. 14-1891RE, takes official notice thereof, and hereby enters its conclusions of law consistent therewith.

7. As a result of the foregoing, and in accordance with the Administrative Hearing Commission's Default Decision dated April 29, 2015, Respondent's real estate broker license, number 2006011462, is subject to disciplinary action by the Commission pursuant to § 339.100.2(15), (16), (19), and (23), RSMo.

8. The Commission has determined that this Order is necessary to ensure the protection of the public.

## III.

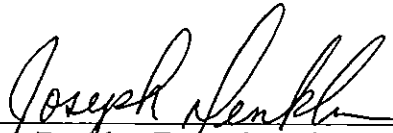
### ORDER

Having fully considered all the evidence before the Commission, and giving full weight to the Default Decision of the Administrative Hearing Commission, it is the **ORDER** of the Commission that the real estate broker license of Sergio M. Salas (license no. 2006011462) is hereby **REVOKED**. All evidence of Respondent's licensure shall be immediately returned to the Commission within 30 days of this Order along with a Closing of a Real Estate

Brokerage/Sole Proprietorship form, if Respondent has not already done so. The Commission will maintain this Order as an open, public record of the Commission as provided in Chapters 339, 610 and 324, RSMo.

SO ORDERED, EFFECTIVE THIS 7<sup>th</sup> DAY OF August, 2015.

MISSOURI REAL ESTATE COMMISSION

  
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Joseph Denkler, Executive Director